GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Tirupati Urban Development Authority - Change of Land Use from Agriculture use to Residential Use in Sy.No.7/1A, of Kurukalva (V), Renigunta (M), to an extent of Ac.1.06 cents– Draft Variation – Confirmation - Orders – Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.MS.No. 114 **Dated: 06-05-2016**
Read the following:-

1. From Smt. C.Venkatasubbamma, YSR Cuddapah District, Representation, Dt.nil
2. Government Letter No.10914/H2/2014, MA&UD (H2) Department, Dated:11.07.2014 & 20.08.2014.
3. From the Vice Chairman, TUDA, Tirupati, Lr.Roc.No.1793/G1/2014, Dated:30.03.2015.
4. Government Letter No.10914/H2/2014, MA&UD (H2) Department, Dated:01.07.2015.
5. From VC, the Vice Chairman, TUDA, Tirupati, Lr.Roc.No.1793/G1/2014, Dated:18.09.2015.
6. Government Memo.No.11411/I2/2011, MA&UD (I2) Department, Dated:30.06.2012.
7. Government Memo No.10914/H2/2014, Dt.06.11.2015.
8. Notification No.304, Dated:16.11.2015 published in Part-I of Andhra Pradesh Gazette.
9. From the Vice Chairman, Tirupati Urban Development Authority, Tirupati, Lr.Roc.No.1793/G1/2014, Dated: 24.03.2016.

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ORDER:-

The Draft Variation to the land use envisaged in the Master Plan of Tirupati Urban Development Authority issued in the Government Memo 7th read above was published in the Extraordinary issue of Andhra Pradesh Gazette No.304, Part-I, Dated:16.11.2015. In the letter 9th read above the Vice Chairman, Tirupati Urban Development Authority, Tirupati has reported that the Draft Variation notification was published in two Daily News Papers on 24.12.2015, calling for objections & suggestions and upon publication of notification no objections and suggestions were received from the public within the stipulated period and also informed that the applicant has paid an amount of Rs.71,198/- vide challan No.2951, Dt16.02.2016 towards publication charges. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

[BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH]

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Andhra Pradesh, Hyderabad.
The Vice Chairman, Tirupati Urban Development Authority, Tirupati.
Copy to:
The applicant through Vice Chairman,
Tirupati Urban Development Authority, Tirupati
The Commissioner, Tirupati Municipal Corporation, Tirupati.
The Special Officer & Competent Authority, Urban Land Ceiling, Tirupati.
The District Collector, Chittor District, Chittoor.
SC/SF.

//Forwarded :: By Order//

SECTION OFFICER

APPENDIX
NOTIFICATION

The following Variation to the land use envisaged in the Master Plan of Tirupati Urban Development Authority, which was sanctioned in G.O.Ms.No.148 MA&UD (H2) Department, dated:21.03.2005, is proposed in exercise of the powers conferred by Sub-section (2) of Section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 read with Rule 13 of Urban Development Authority (Tirupati) Rules, 1983 is hereby published as required by Sub-section (3) of the said Section.

[P.T.O.]

VARIATION

The site falling in S.No.7/1A of Kurukala (V) and Gram Panchayat of Renigunta (M) Tirupati to an extent of Acs.1.06 cts the boundaries of which are given in the schedule below, which is presently earmarked for Agriculture Use in Tirupati Urban Development Authority, Region, sanctioned in G.O.Ms.No.148 MA & UD (H2) Department, dt:21.03.2005 is now designated as Residential land use by variation of change of land use, as was shown in modification Master Plan in MMP.No.5/2015, Tirupati Urban Development Authority which is available in the office of the Tirupati Urban Development Authority, Tirupati, subject to the following conditions; namely:-

1. That the applicant shall pay the development / conversion charges to the Tirupati Urban Development Authority, Tirupati.
2. That the applicant shall hand over the land for road widening if any, on free of cost to the concerned authority through Registered Gift Deed.
3. The applicant shall submit the plans for approval of layout to the competent authority before taking any developmental activity site under the site.
4. That the applicant shall obtain approval of building plans for construction of buildings from Tirupati Municipal Corporation, Tirupati duly paying necessary charges to Tirupati Municipal Corporation, Tirupati and Tirupati Urban Development Authority, Tirupati as per rules in force.
5. That the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Tirupati Urban Development Authority, Tirupati /Tirupati Municipal Corporation before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. After approval of the change of land use the applicant have to apply to Tirupati Urban Development Authority, Tirupati for necessary development permission duly paying the charges / fees to Tirupati Urban Development Authority, Tirupati.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976. The change of land use shall not be used as the proof of any title of the land.
9. The above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
10. Any other conditions as may be imposed by Vice Chairman, Tirupati Urban Development Authority, Tirupati.

SCHEDULE OF BOUNDARIES

North	:	Existing 60’ road.
South	:	Vacant lands in Sy.No.7
East	:	Plot No.7 in Sy.No.7.
West	:	Vacant site in Sy.No.7.

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER